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Real Estate  
Bid Sales ..... 313.224.6531  
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Real Estate  
Surplus Sales ..... 313.224.0953

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Real Estate  
Property Maintenance ..... 313.224.2569  
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The mission of the Planning & Development Department is to strengthen and revitalize the City of Detroit's neighborhoods and communities and to stabilize and transform our physical, social and economic environment.



CITY OF DETROIT Planning & Development Department ▲ 65 Cadillac Square, Suite 2300 ▲ Detroit, MI 48226

Planning & Development Department

# Real Estate



**T**he Real Estate Division procures, sells, manages and maintains City-owned real estate to develop and stabilize neighborhoods and promote business growth.

The Real Estate Division consists of two sections:

- ▲ **Property Management**  
responsible for the intake and maintenance of City-owned property
- ▲ **Surplus Sales**  
manages the disposition of surplus City-owned properties to citizens and investors dedicated to the revitalization of city neighborhoods.

## PROPERTIES FOR SALE

**T**he Real Estate Division handles the sale of the following types of properties:

- ▲ vacant lots
- ▲ vacant residential and commercial structures
- ▲ occupied residential structures



## VACANT LOT SALE PROGRAMS

**T**hrough the division's vacant lot sale programs, qualified buyers can purchase surplus residential vacant lots—50-foot frontage or smaller—for \$50.

To qualify, purchasers must be:

- ▲ current in city and county real estate taxes
- ▲ able to submit supporting documents specified by sale program requirements



In residential areas, the City gives priority to owners of adjacent structures for the sale of single lots that have a frontage of 50 feet or less. Homeowners on both sides of the vacant lot can split one lot. If neither adjacent owner is interested in purchasing the lot, the lot may be sold through public sale to a neighborhood resident, community group or other purchaser with a vested interest in the neighborhood.

## STRUCTURE SALE PROGRAMS

### BID SALE

Each month, the Real Estate Division publishes a list of surplus residential properties. Properties are sold to the highest bidder. Successful bidders are required to:

- ▲ close on the property within 35 days
- ▲ improve the structure to meet building codes within 180 days after closing
- ▲ reside in the unit for a minimum of 36 months



### FIRST-COME BASIS SALE

If no acceptable offers to purchase are received for a property in the bid sale, the property is sold on a first-come basis in a following month. These properties may be owner-occupied or used as investment properties.

### OCCUPIED STRUCTURE SALE

To reduce the inventory of occupied City-owned properties, the division offers to sell occupied structures "as is." Purchasers, including current occupants of the property, must meet eligibility requirements. Purchasers are responsible for making all repairs necessary to bring the property up to code.

### ADDITIONAL INFORMATION

**I**nformation on bid sale schedules, instructions, purchaser requirements and properties currently for sale can be found on the Planning & Development Department, Real Estate Division pages on the City of Detroit website at:



[www.ci.detroit.mi.us/plandevl/](http://www.ci.detroit.mi.us/plandevl/)